

## **Greenbelt Commission Meeting – April 16, 2012**

GBC Application 12-13 (Planning Commission Item 7)

Applicant: Eagle Cliff Limited Partnership  
Location: Generally located one-half mile south of Cedar Lane road and one-quarter mile west of 12<sup>th</sup> Avenue SE  
Proposal: Preliminary Plat

### **Greenbelt Commission Final Comments - GBC 12-13**

- No additional comments were noted.

The Commission finds that the applicant's development meets the following Greenbelt Ordinance criteria.

#### **Sec. 4-2028. Guidelines for Evaluating Greenbelt Enhancement Statements**

- (a) Portions of the Greenbelt System are accessible to the general public.
- (b) Greenways are established and provide connections to other existing and future components of the Greenbelt System.
- (d) Greenways connect neighborhoods to each other and to industrial and commercial areas.
- (e) Greenways provide alternative routes to move through the City for commuting to work, schools, shopping, between neighborhoods, and/or other destinations by bicycling or walking.
- (f) Adverse impacts on existing topography, drainage patterns and natural vegetation are minimized.
- (h) Landscaping required by the City has been planted in conformance with Norman Zoning regulations, including with local drought-resistant low maintenance plants, shrubs and trees.
- (j) Permeable ground surfaces have been preserved to the extent possible.
- (k) Ingress and egress to and from a development is designed to permit safe use by non-motorized traffic in and out of the development and across the ingress and egress provisions of the development.
- (m) Water retention and detention storage facilities are designed in accordance with bioengineering principles and built with bioengineering materials.

(n) Detention facilities are integrated into the surrounding neighborhood as part of the Greenbelt System in as ecologically sound a method as possible.

(o) Storm water management design considers the potential for trail and green space preservation, enhancement and/or creation.

(p) The development layout is designed to preserve the health and diversity of wildlife affected by development in natural drainage corridor areas.